

VILLAGE OF SUNBURY
PLANNING AND ZONING COMMISSION
FEBRUARY 25, 2019

Mayor Tommy Hatfield opened the Sunbury Village Zoning meeting at 6:30 p.m., February 25, 2019, in Council Chambers at Town Hall with a moment of silent prayer and the Pledge of Allegiance.

Those answering roll call: Tommy Hatfield, Rick Ryba, John Lieurance, Joe Gochenour

Also present: Dave Parkinson, DJ Young, Allen Rothermel and Rhonda Mourné

Approval for revise prior condition of 622 Kintner Parkway:

- Rocco & Cindy Faiello are looking to minimize the new driveway to the Consolidated Rural Electric from 20ft to 12ft. Consolidated has agreed that this is okay with them. (see attached letter).

Motion by Gochenour, seconded by Ryba to amend the June 25, 2018 contingency for a 20ft new driveway to Consolidated Rural Electric to a 12ft driveway. 4 Ayes Passed

Approval for Commercial and Industrial Site Plan and Building Application for 1805 Properties commercial Development located at 120 N Miller Dr.

- Approximately 5000sqft office building to be build behind the Wendy's and Auto Zone off of N Miller Dr. Tenants will probably be medical.
- The property still needs to be split from adjacent field.
- Looking to have an additional curb cut onto Miller Dr.
- Joe Gochenour wondered if the building could be flipped around so that the front would be facing Cherry St and the parking lot would be in the front.
- Committee didn't like the look of the dormers.
- Dave Parkinson stated that going to council and approval would be contingent of final engineering.

Motion was made by Ryba, seconded by Gochenour to approve the 1805 Properties Commercial Development with the following contingencies:

1. Upon the recording of a lot split
2. No North Miller Drive access
3. The dumpster is to be moved to the northeast corner of the parking lot
4. The removal of the square portion of the dormer and to make the pitch line of the dormer 4X12 (which is the same as the pitch of the roof).

4 Ayes Passed

Motion was made by Ryba, seconded by Lieurance to approve the January 28th minutes. 4 Ayes Passed

Motion was made by Hatfield, seconded by Ryba to moved the March 25th planning and zoning meeting to April 1st and the April 22nd meeting to April 29th. 4 Ayes Passed

Motion was made by Ryba, seconded Hatfield to adjourn. 4 Ayes Passed